

Article 2: General Development Regulations

Division 8: Refuse and Recyclable Materials Storage Regulations

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§142.0801 Purpose of Refuse and Recyclable Materials Storage Regulations

The purpose of these regulations is to provide permanent, adequate, and convenient space for the storage and collection of refuse and *recyclable material*. The intent of these regulations is to encourage recycling of solid waste to reduce the amount of waste material entering landfills and to meet the recycling goals established by the City Council and mandated by the state of California.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§142.0805 When Refuse and Recyclable Materials Storage Regulations Apply

- (a) This division applies to all multiple unit residential, commercial, and industrial *development* whether or not a permit or other approval is required for the *development*.
- (b) Table 142-08A shows the applicable regulations for specific types of *development* proposals.

Table 142-08A
Refuse and Recyclable Material Storage Regulations
Applicability

| Type of Development Proposal | Applicable Regulations | Required Permit Type/Decision Process |
|--|--------------------------------|---------------------------------------|
| <i>Development</i> in single unit residential, agricultural, or open space zones | Exempt from this division | Exempt from this division |
| <i>Development</i> in multiple unit residential zones | Sections 142.0810 and 142.0820 | No permit required by this division |
| <i>Development</i> in commercial or industrial zones | Sections 142.0810 and 142.0830 | No permit required by this division |

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§142.0810 General Regulations for Refuse and Recyclable Material Storage

All new multiple unit residential, commercial, and industrial *development* shall provide on-site areas for the storage of refuse and *recyclable material* that meet the following standards.

- (a) **Size of Material Storage Areas.** The size of required material storage areas shall meet or exceed the minimum requirements in Tables 142-08B and 142-08C. The storage areas shall be designed to accommodate standard-size containers and to be accessible by standard collection vehicles.
- (b) **Location of Material Storage Areas**
 - (1) Material storage areas may be located in a designated interior area that is not in a dwelling unit.
 - (2) Material storage areas may be located outside a *structure* in required rear *yards* or in required side *yards*. Exterior material storage areas shall not be located in any front *yard*, street side yard, *street yard* area, parking area, landscaped area, or any other area required by the Municipal Code to be constructed or maintained unencumbered according to fire or other applicable building or public safety laws.
 - (3) Material storage areas shall be accessible to occupants and haulers.
 - (4) *Premises* served by an *alley* shall provide material storage areas that are directly accessible from the *alley*.
 - (5) One *sign* identifying the material storage area is required for each area and shall be posted on the exterior of the material storage area near the point of access. The maximum *sign copy area* permitted for each *sign* shall be one square foot.
 - (6) Material storage areas in a commercial *development* shall be located at least 25 feet from any pedestrian and vehicular access points.
- (c) **Screening of Material Storage Areas.** Material storage areas located outside any *structure* shall be *screened* with a minimum 6-foot-high solid *screening* enclosure that is designed to be architecturally consistent with the primary *structure*. Refuse, *recyclable material*, and material storage containers shall not exceed the height of the solid *screening* enclosure.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§142.0820 Refuse and Recyclable Materials Storage Regulations for Multiple Unit Residential Development

All new multiple unit residential *development* shall provide interior and exterior refuse and recycling storage areas as specified below:

- (a) Interior Refuse and *Recyclable Material* Storage. Each dwelling unit shall be equipped with an interior refuse and *recyclable material* storage area of at least 5 cubic feet. The storage area shall consist of at least 2-½ cubic feet for *recyclable material* and at least 2-½ cubic feet for non-recyclable material.
- (b) Exterior Refuse and *Recyclable Material* Storage. Each *structure* that contains dwelling units shall provide at least one exterior storage area. The minimum size of the total of all storage areas is based on the number of dwelling units in the *development* as shown in Table 142-08B.

Table 142-08B
Minimum Exterior Refuse and
Recyclable Material Storage Areas for
Multiple Unit Residential Development

| Number of Dwelling Units Per Development | Minimum Refuse Storage Area Per Development (Square Feet) | Minimum <i>Recyclable Material</i> Storage Area Per Development (Square Feet) | Total Minimum Storage Area Per Development (Square Feet) |
|---|--|--|---|
| 2-6 | 12 | 12 | 24 |
| 7-15 | 24 | 24 | 48 |
| 16-25 | 48 | 48 | 96 |
| 26-50 | 96 | 96 | 192 |
| 51-75 | 144 | 144 | 288 |
| 76-100 | 192 | 192 | 384 |
| 101-125 | 240 | 240 | 480 |
| 126-150 | 288 | 288 | 576 |
| 151-175 | 336 | 336 | 672 |
| 176-200 | 384 | 384 | 768 |
| 201+ | 384 plus 48 square feet for every 25 dwelling units above 201 | 384 plus 48 square feet for every 25 dwelling units above 201 | 768 plus 96 square feet for every 25 dwelling units above 201 |

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§142.0830 Refuse and Recyclable Material Storage Regulations for Commercial and Industrial Development

- (a) All new commercial and industrial *development* shall provide at least one exterior refuse and *recyclable material* storage area for each building. The minimum size of the area is based on the *gross floor area* of the buildings on the *premises*, as shown in Table 142-08C.

Table 142-08C
Minimum Exterior Refuse and Recyclable Material Storage Areas
for Commercial and Industrial Development

| Gross Floor Area Per Development (Square Feet) | Minimum Refuse Storage Area Per Development (Square Feet) | Minimum <i>Recyclable Material</i> Storage Area Per Development (Square Feet) | Total Minimum Area Per Development (Square Feet) |
|---|---|---|---|
| 0-5,000 | 12 | 12 | 24 |
| 5,000-10,000 | 24 | 24 | 48 |
| 10,001-25,000 | 48 | 48 | 96 |
| 25,001-50,000 | 96 | 96 | 192 |
| 50,001-75,000 | 144 | 144 | 244 |
| 75,001-100,000 | 192 | 192 | 384 |
| 100,001+ | 192 plus 48 square feet for every 25,000 square feet of building area above 100,001 | 192 plus 48 square feet for every 25,000 square feet of building area above 100,001 | 384 plus 96 square feet for every 25,000 square feet of building area above 100,001 |

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)